



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2016 PAY 2017

State Form 56059 (5-16)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Whitley
Jurisdiction Whitley County Redevelopment Commission
Allocation Code T92003
Allocation Area Name Whitley County Economic Development Area No. 2 (Rail Connect)

Form Prepared By:

Name Matt Eckerle
Unit/Company H. J. Umbaugh & Associates
Telephone Number 317-465-1500
E-mail Address eckerle@umbaugh.com

1) 2015 Pay 2016 Base Assessed Value of Allocation Area	281,780	
2) 2015 Pay 2016 Incremental Assessed Value of Allocation Area	2,241,320	
3) 2015 Pay 2016 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)		\$2,523,100
4) 2016 Pay 2017 Net Assessed Value of Allocation Area	3,468,530	
5) 2016 Pay 2017 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	0	
6) 2016 Pay 2017 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	0	
7) 2016 Pay 2017 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	784,230	
8) Estimated Assessed Value Decrease Due to 2016 Pay 2017 Appeals Settlements in Allocation Area		
9) 2016 Pay 2017 Adjusted Net Assessed Value of Allocation Area		\$2,684,300
10) 2016 Pay 2017 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		1.06389
11) 2016 Pay 2017 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)		\$299,783
12) 2016 Pay 2017 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)		\$3,168,747
13) Estimated 2016 Pay 2017 Tax Rate for the Allocation Area (Round to Four Decimal Places)		1.4215
14) Estimated 2016 Pay 2017 Incremental Tax Revenue ((Line 12/100) * Line 13)		\$45,044
15) Actual 2015 Pay 2016 Tax Rate for the Allocation Area		1.4215

2016 PAY 2017 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)

1.06389

I, Jana Schinbeckler Auditor, of Whitley County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year) 9/15/16

Jana H. Schinbeckler
County Auditor (Signature)

Jana Schinbeckler
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name Whitley County Economic Development Area No. 2 (Rail Connect)

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Anthony J. Schaafsma
Commissioner, Department of Local Government Finance

9-16-16
Date (month, day, year)